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# A BILL FOR AN ACT

RELATING TO STATE CONSTRUCTION PROJECTS.

**BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF HAWAII:**

1           SECTION 1. (a) There is established within the office of  
2 the comptroller a five-year office of the state construction  
3 manager pilot program, which shall be headed by a full-time  
4 state construction manager, to provide guidance and  
5 recommendations on the design review of state construction  
6 projects pursuant to this section. The state construction  
7 manager shall be hired by the comptroller without regard to  
8 chapter 76, Hawaii Revised Statutes, and report to the  
9 comptroller.

10           (b) To be eligible to serve in the position of state  
11 construction manager, an individual shall have held a valid  
12 license under chapter 464, Hawaii Revised Statutes, for at least  
13 five years immediately preceding the date of hire.

14           (c) The state construction manager shall not engage in the  
15 private practice of professional construction management or  
16 serve in a managing capacity in any private business or  
17 enterprise.



1 (d) The salary of the state construction manager shall be  
2 established by the comptroller.

3 (e) The office of the state construction manager shall  
4 provide guidance and recommendations on the design review of  
5 state construction projects administered by the department of  
6 accounting and general services and the department of education.  
7 The office of the state construction manager shall:

- 8 (1) Review all plans, drawings, specifications, and any  
9 other documents necessary for state construction  
10 projects;
- 11 (2) Provide exclusive centralized design review services  
12 for the state construction projects;
- 13 (3) Assign an inspector to each state construction project  
14 for the purpose of observing the construction work;  
15 and
- 16 (4) Assign employees to the department of planning and  
17 permitting of the city and county of Honolulu, who  
18 shall have the sole responsibility of reviewing and  
19 approving permit applications submitted for state  
20 construction projects administered by the department  
21 of accounting and general services and the department



1 of education. The department of planning and  
2 permitting shall not assign any other work to these  
3 employees.

4 (f) The state construction manager may employ staff,  
5 including qualified architects and engineers as necessary,  
6 without regard to chapter 76, to carry out the duties and  
7 responsibilities established by this part.

8 (g) The cost of all design review services performed by  
9 the office of the state construction manager for a state agency  
10 shall be determined by the comptroller, in consultation with the  
11 state construction manager.

12 (h) All fees collected pursuant to subsection (g) shall be  
13 deposited with the comptroller to the credit of the design  
14 review special fund established by subsection (i).

15 (i) There is established in the state treasury the design  
16 review special fund to be administered and expended by the  
17 comptroller for the purposes of this Act, into which shall be  
18 deposited:

19 (1) Fees collected for services provided to state agencies  
20 pursuant to this section;



1 (2) Appropriations made by the legislature to the special  
2 fund; and

3 (3) Interest earned or accrued on moneys in the special  
4 fund.

5 Moneys remaining on balance in the design review special  
6 fund at the close of each fiscal year shall remain in the  
7 special fund and shall not lapse to the credit of the state  
8 general fund until after the dissolution of the office of the  
9 state construction manager pilot program.

10 (j) No later than December 31, 2027, the comptroller, in  
11 consultation with the state construction manager, shall adopt  
12 rules pursuant to chapter 91 to implement this section.

13 (k) The state construction manager shall prepare and  
14 submit an annual report on the office of the state construction  
15 manager pilot program to the governor and legislature no later  
16 than twenty days prior to the convening of the regular sessions  
17 of 2027, 2028, 2029, 2030, and 2031. The report shall include:

18 (1) A summary describing the activities of the office of  
19 the state construction manager, including but not  
20 limited to a list and description of each state



1 construction project that received a design review  
2 during the preceding fiscal year;

3 (2) A financial report on the status of the design review  
4 special fund established by subsection (i);

5 (3) An assessment of whether the pilot program should be  
6 extended; and

7 (4) Other findings and recommendations, including any  
8 proposed legislation.

9 (1) The state construction manager pilot program shall be  
10 dissolved on June 30, 2031.

11 (m) For the purposes of this section:

12 "State agency" means the department of accounting and  
13 general services and the department of education.

14 "State construction project" means any undertaking of work  
15 or improvement of state lands or any interest therein,  
16 developed, acquired, constructed, reconstructed, rehabilitated,  
17 improved, altered, or repaired by a state agency.

18 "State lands" means all lands owned by the State through  
19 any state agency.

20 SECTION 2. There is appropriated out of the general  
21 revenues of the State of Hawaii the sum of \$ or so



1 much thereof as may be necessary for fiscal year 2026-2027 for  
2 the implementation of the office of the state construction  
3 manager pilot program established pursuant to section 1 of this  
4 Act, including the establishment of:

5 (1) One full-time equivalent (1.0 FTE) state construction  
6 manager position within the office of the comptroller;  
7 and

8 (2) full-time equivalent ( FTE) positions  
9 within the office of the state construction manager,  
10 including full-time equivalent ( FTE)  
11 positions to be assigned to the department of planning  
12 and permitting of the city and county of Honolulu.

13 The sum appropriated shall be expended by the department of  
14 accounting and general services for the purposes of this Act.

15 SECTION 3. This Act shall take effect on July 1, 2525.



**Report Title:**

DAGS; DOE; Office of the Comptroller; State Construction Projects; Office of the State Construction Manager; Pilot Program; Design Review; Design Review Special Fund; Positions; Appropriation

**Description:**

Establishes within the Office of the Comptroller a five-year Office of the State Construction Manager Pilot Program headed by a full-time State Construction Manager, to provide guidance and recommendations on the design review of state construction projects administered by the Department of Accounting and General Services and Department of Education. Requires the Office to assign employees to the Department of Planning and Permitting of the City and County of Honolulu to review and approve permit applications submitted for state construction projects administered by DAGS and DOE. Establishes the Design Review Special Fund. Establishes positions. Appropriates funds. Effective 7/1/2525. Pilot Program sunsets on 6/30/2031. (SD1)

*The summary description of legislation appearing on this page is for informational purposes only and is not legislation or evidence of legislative intent.*

